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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2004 045179

2004 MAY 26 10 11 AM

**Mail Tax Bills To:**  
**Leroy Locke**  
**636 Hidden Oak Trail**  
**Unit 2B**  
**Hobart, IN 46342**

MGR. REC. Tax Key No.

**Stewart Title Services**  
**of Northwest Indiana**  
**The Pointe**  
**9521 W. Lincoln Hwy.**  
**Crown Point, IN 46307**

**DEED IN TRUST**

(CFS)

THIS INDENTURE WITNESSETH that Leroy Locke, of Lake County, State of Indiana ("Grantor"), for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, conveys and transfers to **Leroy Locke, as Trustee under a Declaration of Trust dated May 11, 1998**, the following described real estate in Lake County, Indiana, to-wit:

Apartment Unit Number 2B, 636 Hidden Oak Trail, in Barrington Wood Condominium, a Horizontal Property Regime, as created by a certain Declaration recorded October 11, 1994 as Document No. 94070058, and also filed in Plat Book 77 page 44 in the Office of the Recorder of Lake County, Indiana, together with an undivided interest in and to the common and limited common areas and facilities appurtenant thereto.

Commonly known as: 636 Hidden Oak Trail, Unit 2B, Hobart, IN 46342!

RESERVING, HOWEVER, A LIFE ESTATE UNTO THE GRANTOR, Leroy Locke.

In the event of the resignation or incapacity of Leroy Locke, as Trustee, then Citizens Financial Services, FSB, as successor Trustee, or any other successor Trustee, shall become without any further act, deed or conveyance vested with all the title, right and interest in and to the real estate herein described. Full power and authority is hereby granted to said Trustee and to said Trustee's successor and successors in trust to mortgage, sell and convey such real estate.

In no case shall any party dealing with such Trustee in relation to the real estate or to whom the real estate or any part thereof shall be sold or conveyed be obliged to see that the terms of the Trust Agreement have been compiled with, or be obliged to inquire into the necessity or expediency of any act of the Trustee, or be obliged or privileged to inquire into any of the terms of the Trust Agreement; and every deed, trust deed, or other instrument executed by the Trustee in relation to the real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance or other instrument:

"THIS TRANSACTION IS EXEMPT FROM RECORDS FOR TAXATION SUBJECT TO DULY ENTERED FOR FINAL ACCEPTANCE FOR SALES DISCLOSURE LAW"

DULY ENTERED FOR TAXATION SUBJECT TO  
FINAL ACCEPTANCE FOR SALES DISCLOSURE LAW

MAY 27 2004  
STEPHEN R. STIGLICH  
LAKE COUNTY AUDITOR

22-091

\$16.00  
8/2

10/97

002253

- (a) That at the time of the delivery thereof the trust created by the Trust Agreement was in full force and effect;
- (b) That such conveyance or other instrument was executed in accordance with the conditions and limitations contained in this deed and in the Trust Agreement or in any amendment thereof and binding upon all beneficiaries thereunder;
- (c) That the Trustee or her successor or successors in trust were duly authorized and empowered to execute and deliver every such deed, trust deed or other instrument; and
- (d) If the conveyance is made by or to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all of the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessors in trust.

Neither the Trustee nor his/her successor or successors in trust shall be personally liable upon any conveyance of the real estate, either by deed or mortgage. Any successor Trustee shall possess all of the powers herein granted to the original Trustee in the absence, death or inability to act on the part of such Trustee, and any conveyance or mortgage by such successor Trustee shall be conclusive evidence of such Trustee's authority to execute such deed or mortgage.

IN WITNESS WHEREOF, the Grantor has set his hands and seals this 30<sup>th</sup> day of April, 2004.

*Leroy Locke*  
 Leroy Locke

STATE OF INDIANA )  
 COUNTY OF LAKE )

) SS:  
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Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Leroy Locke, and acknowledged his/her execution of the foregoing Deed in Trust as his/her voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal this 30<sup>th</sup> day of April, 2004.

My commission expires: 9/18/06  
 County of residence: Lake

*Brian L. Goins*  
 Brian L. Goins, Notary Public

This instrument prepared by *CFS* Brian L. Goins, 707 Ridge Road, Munster, Indiana, Attorney No. 8616-45

